

**DOUBLE R RANCH OWNERS' ASSOCIATION, INC.**  
**BOARD OF DIRECTORS' MEETING**  
**JANUARY 8, 2013**  
**161 BROKEN SPUR RD**

**DIRECTORS PRESENT WERE:**

Richard Lingk      Bernean Deeter      Ernie DeWinne      JoAnn Kickler

**OTHERS IN ATTENDANCE**

Tom Kickler      Jennifer DeWinne      Judy Robertson      Joe Ortega      Karen Brucks

**MINUTES:**

The meeting was called to order by President Richard Lingk at 7:00 p.m. January 8, 2013.  
Each Director read the Minutes of the November Meeting.

**MOTION:**

Ernie DeWinne made a motion to accept the November Minutes as presented.  
JoAnn Kickler seconded the motion. - The Board voted unanimously and the motion passed.

**BOARD POSITIONS:** Richard Lingk reported that each year the Board has to elect positions on the Board and opened the nomination for President.

Bernean Deeter nominated Richard Lingk for President, no other nominations were made.  
Ernie DeWinne seconded the motion. - The Board voted unanimously and the motion passed.

Bernean Deeter nominated Wayne Mauldin for First Vice President, no other nominations were made.  
Ernie DeWinne seconded the motion. - The Board voted unanimously and the motion passed.

JoAnn Kickler nominated Bernean Deeter for the Second Vice President, no other nominations were made.  
Ernie DeWinne seconded the motion. - The Board voted unanimously and the motion passed.

Ernie DeWinne nominated Debbie McAlister for Third Vice President, no other nominations were made.  
Bernean Deeter seconded the motion. - The Board voted unanimously and the motion passed.

Ernie DeWinne nominated Bill Dillard for Fourth Vice President, no other nominations were made.  
Bernean Deeter seconded the motion. - The Board voted unanimously and the motion passed.

Bernean Deeter nominated JoAnn Kickler for Corporate Secretary, no other nominations were made.  
Ernie DeWinne seconded the motion. - The Board voted unanimously and the motion passed.

Bernean Deeter nominated Ernie DeWinne for Treasurer, no other nominations were made.  
JoAnn Kickler seconded the motion. - The Board voted unanimously and the motion passed.

**COMMITTEE CHAIRMEN 2013:**

ACC	Acting Chairman – Tom Kickler
Nominating Committee	JoAnn Kickler
Recreation/Pool	Open
Audit & Finance	Richard Lingk
Welcome & Hospitality	Karen Brucks
Beautification	Open/Joe Ortega
Collections & Insurance	JoAnn Kickler
Roads	Richard Lingk/Joe Ortega
Document Review Committee	Bernean Deeter

**TREASURER REPORT:** The Board and guests went over the Balance Sheet and Profit and Loss report presented by Ernie DeWinne.

**MOTION:**

JoAnn Kickler made a motion to accept the Treasurers Report as presented.

Bernean Deeter seconded the motion. - The Board voted unanimously and the motion passed.

**CORPORATE SECRETARY:** JoAnn Kickler reported that we have five (5) delinquent accounts totaling \$1100.00, six (6) accounts on payment plans totaling \$1015.97, one (1) account going to the sheriffs' auction totaling \$5330.60. JoAnn reported that we took back the accounts that we had with our collection agency which totals \$8687.24 and advised that we will be able to start collecting February 22<sup>nd</sup> on those accounts without paying 35% of all collected money to the collection agency.

**EXECUTIVE SECRETARIES REPORT:** Karen Brucks reported she is working on the quarterly reports and w2's. Karen presented the board with a proof of the new sign for the HOA and Water Corp. office which will cost \$115.00, the cost will be split with the water company.

**MAINTENANCE REPORT:** Joe Ortega reported that he is in the process of taking down Christmas lights and working on the electrical in the new shop along with building shelves in there.

**DOCUMENT & REVIEW COMMITTEE:** Bernean Deeter reported that the committee doesn't think they should go forward with the attorney to do the amendments on the covenants and restrictions because they don't believe they have the votes at this time. The committee plans to contact the people that didn't vote or that voted no to see if they understood what the changes were.

**NEW BUSINESS:** Jennifer DeWinne asked the board if they could explore the lightning at the main entrance because the lights burn out so often. The board discussed possibly changing out the fixtures and bulbs. Jennifer asked the board to consider dividing up the committees to make the duties smaller so no one would be overwhelmed to take on the whole committee.

A guest asked what can be done about the sides of the roads where the county graded, the board advised that this is required road maintenance by the county to keep the drainage away from the road so the road won't be damaged by standing water on the sides.

Bernean Deeter reported that she has been getting quotes on copiers to replace the one we have, so far she has received a price of around \$2000.00 to purchase with a maintenance contract for \$28.00 a month which includes the toner, Bernean advised she will more quotes to present at a future meeting.

Ernie DeWinne advised that he has been looking at a postage meter, the offer we received in the mail gives \$20.00 in free postage a month and the meter is \$19.99 a month. Ernie advised that we will present his to the water board on Thursday since they will use it more than the association.

**MOTION:**

Richard Lingk made a motion to see if the Water Corp would go in with the association on the postage meter and if they do we will get it.

Bernean Deeter seconded the motion. - The Board voted unanimously and the motion passed.

**MOTION:**

Ernie DeWinne made a motion to adjourn.

Bernean Deeter seconded the motion. - The Board voted unanimously and the meeting was adjourned.